

Danner, Ward

From: Wickham, Jerry, Env. Health <jerry.wickham@acgov.org>
Sent: Tuesday, March 03, 2015 7:10 PM
To: 'Kalve, Erica'
Cc: Tan, Angeline; Tim Simon (Tim.Simon@aspirepublicschools.org); Santos, Carmen
Subject: RE: Building 300 Construction - Submittal of Air Monitoring Plans and Request for Well Abandonment (Case Number RO411)

Hello Erica,

The proposed schedule of submitting the Building 300 Vapor and Indoor Air Monitoring Plan by March 20, 2015 is acceptable.

Proper destruction of the five soil vapor monitoring points that are located within the footprint of proposed building 300 is acceptable.

I have started review of the Building 300 Construction Air Monitoring Plan but have some larger questions regarding the air monitoring and dust suppression:

- 1) The Plan seems to propose one action level based on PCBs. This is a derived chemical-specific level but is not necessarily a good action level. Are there other conditions for air monitoring or dust control placed on the site by the permits for construction or other government agencies? Are there other standards that would be applied?
- 2) Is there only one action level proposed for the site? Dust suppression is often implemented in stages such that work is slowed down or specific dust suppression activities are implemented prior to reaching an action level. The Plan seems to propose only one action level for halting work and consulting USEPA.
- 3) The action level seems to be 6.5 mg/m³ for dust, which is increased by a factor of five based on a reference to ASTDR. Would this mean an active level of 32.5 mg/m³ for PM₁₀ to halt work? This would clearly be an unacceptable level as the California OSHA PEL for dust (not chemical-specific) is 10 mg/m³ on a time-weighted average and would be applied in the work area.
- 4) Would the proposed action level be applied at the fenceline for the building or in the work area?

Regards,

Jerry Wickham

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From: Kalve, Erica [mailto:Erica.Kalve@arcadis-us.com]

Sent: Tuesday, March 03, 2015 5:31 PM

To: Wickham, Jerry, Env. Health

Cc: Tan, Angeline; Tim Simon (Tim.Simon@aspirepublicschools.org)

Subject: Building 300 Construction - Submittal of Air Monitoring Plans and Request for Well Abandonment (Case Number RO411)

Dear Jerry,

The Building 300 Construction Air Monitoring Plan (Plan) for the Former Pacific Electric Motors Site 1009 66th Avenue, Oakland, California; Alameda County Environmental Health (ACEH) Fuel Leak Case Number RO0000411 ("the Site") was uploaded to the ACEH ftp site and Geotracker today. This submittal presents the Building 300 pre-construction soil sampling results and air monitoring locations to be used during construction and is intended to meet the requirements of the first technical report described in the conditional approval for the Vapor Mitigation System Design dated January 8, 2015. Please let us know if you have any questions or would like to discuss the proposed dust and air monitoring locations and action levels.

Note that Aspire would like to begin construction as early as this Saturday, March 7th. ARCADIS is prepared to set up the air monitoring stations on Friday, March 6th, and initiate air monitoring activities on March 7th, in accordance with the attached air monitoring plan. The building construction completion date is currently estimated for October 5, 2015.

Additionally, as we discussed last week, we are working on the Building 300 Vapor and Indoor Air Monitoring Plan and will submit it as soon as possible for ACEH review and approval. If possible, we would like to request an extension for submittal by March 20, 2015. As required, the plan will describe the indoor air monitoring that will be completed and reported to ACEH prior to occupancy of the building.

Finally, we request your permission to properly abandon the five soil vapor monitoring points (SVP-1 through SVP-5) that are currently located within the footprint of proposed building 300 (shown on the attached Figure 2). Once building 300 is constructed (including installation of the vapor mitigation system), soil vapor monitoring will no longer be needed in this portion of the site. Long-term monitoring of the building 300 vapor mitigation system will be presented in the Building 300 Vapor and Indoor Air Monitoring Plan to be submitted as soon as possible.

Thank you very much for your time and assistance with this project.

Sincerely,
Erica

Please note my new contact information is provided below.

Erica Kalve, PG | Senior Geologist | erica.kalve@arcadis-us.com

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